

Prepared by:
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Emily Kaye Courteau Bar# 100570

RECORD 2nd

Return To:
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SUBSTITUTION OF TRUSTEE

Lot 93, Phase 2, Alexander Crossing S/D, Section 27, T1S, R6W, Plat Book 87, Pages 8-9, DeSoto Co.,
MS.

STATE OF MISSISSIPPI
COUNTY OF DeSoto

Grantor:

The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust
Company, N.A. as Successor Trustee to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006RZ4
1100 Virginia Drive
MC: 190FTWD05
Ft. Washington, PA 19034
1-800-766-4622

Grantee:

Emily Kaye Courteau
2309 Oliver Road
Monroe LA 71201
318-330-9020

WHEREAS, on the 28th day of June, 2006 and acknowledged on the 28th day of June, 2006, Ennis T. Mayberry and Noemi E Villalta, Joint Tenants executed a Deed of Trust to David A. Neal, Trustee for the use and benefit of Mortgage Electronic Registration Systems, Inc. beneficiary, which Deed of Trust is on file and of record in the office of the Chancery Clerk of DeSoto County, Mississippi, in Deed of Trust Record at Book 2,508 at Page 54; and

WHEREAS, the undersigned is the present holder and beneficiary of the Deed of Trust referenced to above; and

WHEREAS, under the terms of said Deed of Trust, the beneficiary or any assignee is authorized to appoint a Trustee in the place and stead of the original Trustee or any successor Trustee in said Deed of Trust; and

NOW, THEREFORE, the undersigned holder of said Deed of Trust does hereby appoint and substitute Emily Kaye Courteau, as Trustee, the said Emily Kaye Courteau, to have all rights, powers and privileges granted the Trustee in said Deed of Trust.

Should the undersigned become the last and highest bidder at the foreclosure sale, the Substitute Trustee is hereby authorized to transfer and assign said bid to convey title to said Foreclosed property to the SECRETARY OF VETERANS AFFAIRS, an officer of the United States of America, or the SECRETARY OF HOUSING AND URBAN DEVELOPMENT, or whosoever the undersigned shall authorize. The statement in the Substitute Trustee's Deed that the undersigned has requested the transfer of its bid to Grantee (s) in the Substitute Trustee's Deed shall be binding on the undersigned and conclusive evidence in favor of the assignee or other parties thereby, and that the Substitute Trustee is duly authorized and empowered to execute the same.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed by its duly authorized officers on this 6 day of October, 2010

The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as Successor Trustee to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006RZ4

BY: Kristine Wilson Kristine Wilson
Limited Signing Officer

STATE OF Pennsylvania
COUNTY OF Montgomery

PERSONALLY came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, Kristine Wilson known personally to me to be the Limited Signing Officer of the within named The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as Successor Trustee to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006RZ4 and that (s) he executed and delivered the within and foregoing instrument on the day and year therein mentioned for and on behalf of said corporation, and as its own act and deed for the purposes therein mentioned, having been first duly authorized so to do.

WITNESS my signature and official seal on this, the 6 day of October, 2010

Mary Lynch
NOTARY PUBLIC

MY COMMISSION EXPIRES:

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Mary Lynch, Notary Public
Upper Dublin Twp., Montgomery County
My Commission Expires Nov. 3, 2010
Member, Pennsylvania Association of Notaries